Sale of DDA Flats under new Self-Financing Scheme

613. PROF. VIJAY KUMAR MALHOTRA: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether Delhi Development Authority (DDA) had offered the sale of 3200 DDA flats under new self-financing scheme VII to general public from 19th September to 31st October, 1994;

(b) if so, the reasons thereof and the number of applications received in response to the offer;

(c) the number of build up DDA flats under various schemes that are lying unallotted and from which date and the reasons for not being any takers for these flats;

(d) the number of build up shops lying unauctioned giving details of their locations, from which date these are lying vacant and the reasons thereof;

(e) the steps taken by the DDA to sell off these flats and shops; and

(f) how much amount of the DDA is locked up in these flats and shops?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) and (b) The DDA has reported that due to near exhaustion of the list of waiting registrants for Category II SFS flats, a new Self Financing Scheme-VII was floated and applications were invited from 19.9.94 to 15-11-94. A total of 2783 applications have been received under this scheme.

(c) Flats under the Self Financing Housing Scheme are allocated at tht time of starting the construction. Some flat become available for re-allocation/re-allotment on account of cancellation and surrender. These flats are reallotted in subsequent releases. In the light of large number of applications received under the Self Financing Scheme VII, it would not be correct to say that there are no takers for DDA flats.

(d) 3068 built up shops are lying vacant/unallotted. There locations and date since when these units are lying unallotted/unauctioned are given in the Annuexure. (See Appendix 172, Annexure No. 12.) These units are being put to auction regularly but have not been disposed of due to slump in the property market and tight liquidity position in the money market.

(e) (1) DDA has been putting these shops for sale regularity in auctions.

(2) A more realistic pricing strategy had been adopted for shops and flats.

(3) DDA is holding auctions of shops at site to accelerate the sale of these units.

(4) DDA is offering discount for flats in the outlying areas.

(f) The amount locked up in respect of shops lying unallotted is given in the Annexure. (See Appendix 172 Annexure No. 12.) As regards Self Financing Scheme flats, the scheme envisages construction of flats with the financial participation of the prospective allottees. Therefore there is little possibility of DDA funds getting locked up in construction of such units.

Government Residential Quarters in Delhi

614. PROF. VIJAY KUMAR MALHOTRA: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) the total number of Government employees entitled ot Government residential accommodation, pool-wise, in Delhi;

(b) the total number of Government residential quarters in Delhi, pool-wise and category-wise;

(c) how many employees, pool-wise and category-wise are still awaiting allotment of accommodation in Delhi and since when.

(d) by when these employees will be allotted residential accommodation;

(e) the number of residential accommodation category-wise and pool-wise, constructed during Eighth Plan period in Delhi;

(f) how many Government quarters were allotted on 'in turn' and 'out of turn' basis type-wise and pool-wise during each of the last three years giving the specific reasons for allotting accommodation on priority basis in excess of the laid down ratio;

(g) the steps taken to check the excess allotment and to contain them within the laid down ratio; and

(h) whether specific grounds advanced for seeking priority allotment of houses made so far during 1994 case-wise,, be laid on the table of the House alongwith the details of the competent authority that approved or sanctioned the allotment?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) to (c) A statement is enclosed (See below).

(d) Allotment of residential accommodation from General Pool depends on the availability of vacancies and hence no time frame can be fixed.

(e) The details of residential accommodation constructed under construction during the VIII Plan is as follows:—

Type	No. of Units	Remarks
Hostel	24	Under construction in Andrews Ganj.
III	135	Under construction in Nehru Nagar.
IV	112	Under construction in M. B. Road.
IV (Spl.)	256	Completed and allotted in Andrews Ganj.
VI	60	Under construction in Andrews Ganj.

(f) to (h) The information is being compiled and will be laid on the Table of the Sabha.

Statement

Type	Assessed Demand	Number of quarters in General Pool	Applicants waiting as on 30-11-94	Date of Priority in covered in General Pool as on 30-11-94/ basic pay covered
I	26800	16431	4597	22-11-79
II	43000	23118	10353	05-03-63
III	39000	16251	9581	31-12-62
IV	12700	5001	2304	28-02-65
IV (Spl)	681	384	563	Rs. 5250
V (D—II/D—I)	2692	1887	751	Rs. 6350/7300
VI (O—II/C—I)	974	520	361	Rs. 7400/8000
VII	238	108	275	Rs. 8000
VIII	186	112	110	Rs. 8000
TOTAL :	126271	63813	28795	

Note:

1. The above information pertains to General Pool residential accommodation in Delhi wrich is under the control of Ministry of Urban Development.

2. The applicants waiting for allotment as on 30-11-94 referred to at Column No. 4 on pre page is based on limited applications called for in the current Allotment Year 1994-1995.

3. For in turn allotments upto Type-I to IV, the length of service for Government employees is the basic criteria. The officials who join service after the date indicated in Column No. 5 on pre-page are waiting for allotment of accommodation in their turn..

4. For higher types of accommodation viz. Type-IV (Spl.) and above, the allotment are made on the basis of the basic pay drawn by an officer on a particular date.

Attending complaints by CPWD in North Avenue and Ferozeshah Road

615. SHRI CHIMANBHAI HARIBHAI SHUKLA: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that the CPWD Enquiry Offices in North Avenue and Ferozeshah Road do not properly attend to complaints of Members of Parliament;

(b) whether it is also a fact that whenever complaints are attended to they are just nominal and for name's sake and not utility oriented.

(c) what measures/steps Government propose to take to check the large scale wastage of Government money by the said offices; and

(d) what action is being contemplated by Government against the erring staff?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) and (b) The CPWD have stated that the complaints received in the Enquiry Offices are being properly attended to. More than 94 percent. of the complaints are being attended within 24 hours after the year received in the two Enquiry

(c) Maintenance of MP's flats and bunglaows is closely monitored and regular meetings are held to review and discuss steps for proper and effective coordination between various agencies involved with such maintenace.

(d) From a feed-back received through the inspection cards from MPs whose bungalows and flats are being maintained by the Enquiry Offices. There do not to be wastage of government

मध्य प्रदेश में गृह निर्माण परियोजनाओं के लिए विदेशी सहायता

661. **श्री दिलीप सिंह जूदेव** : क्या शहरी विकास मंत्री यह बताने की कृपा करेंगे कि :

(क) क्या मध्य प्रदेश में विदेशी सहायता से गृह निर्माण परियोजनायें आरंभ कर दी गई ह ;

(ख) यदि हां, तो इस सहायता का उपयोग किस प्रकार किया जा रहा है ;

(ग) किन-किन स्थानों पर अब तक कितने-कितने मकानों का निर्माण किया जा चुका है/विचाराधीन है ;

(घ) निर्माणाधीन मकानों की आवंटन प्रक्रिया के लिए किस प्रणाली को अपनाया गया है; और

(ङ) इन परियोजनाओं के अंतर्गत राज्य में कुल कितने मकानों का निर्माण किए जाने का प्रस्ताव है ?

शहरी विकास मंत्रालय में राज्य मंत्री (श्री पी० के० थुंगन) : (क) से (ग) मध्य प्रदेश सरकार ने बताया है कि जून, 1991 से राज्य में विदेशी सहायता से